

Facilities Planning Session

Facilitated by Mishawna S. Manning
Indiana State Board of Education
Project Manager Consultant

The first Facilities Planning Session commenced on September 26, 2016 at Gary Community School Corporation (GCSC) at 9am – 2:30 pm, 1988 Polk Street in Gary, Indiana. The meeting was attended by Rodd Coker, VP Business Development, EdisonLearning; Laura Hayes, New Product Development, EdisonLearning; Dr. Cheryl Pruitt, Superintendent, GCSC; and Dr. L'Tanya Simmons, Ed-Tech Group, Transition Liaison Consultant, Indiana State Board of Education. Dr. Moore, Assistant Superintendent, GCSC also briefly attended. The meeting concluded with the understanding additional exchange of information and discussion is required to finalize the facilities aspect agreement.

EdisonLearning/Roosevelt and GCSC representatives participated in a site visit at Roosevelt used to conduct an informal facilities audit on Friday, September 16 and Tuesday, September 20, 2016. Findings from the informal facilities audit recommend GCSC assume all responsibility for preventive and routine maintenance at Roosevelt to increase efficiency. After review of the current Facilities Agreement and Maintenance Matrix, both parties agree GCSC will assume all responsibility to manage facilities at Roosevelt beginning July 1, 2017. Further, a smooth transition of IT and technology is expected, pending a negotiated timeline and thorough inventory. In short, facilities at Roosevelt will adhere to current policy for buildings owned by GCSC. GCSC and EdisonLearning will carefully review and amend stipulations to surrender facilities in an effort to reduce cost.

GCSC and EdisonLearning have agreed to focus on the collaborative effort to create an operational (academic and programming) plan to increase student learning and opportunities that is guided by community stakeholder input. It is understood the operational plan is dependent upon the facilities at Roosevelt. Both parties recognize the operations aspect of the agreement will determine the language of permitted use component associated with facilities.

Responsibilities of GCSC under new agreement:

- Use by community
 - Permissions required – Policy 206
- Services
 - Hot/cold water
 - Sanitary sewer system
 - Electrical and gas service
 - Heating, ventilation and air conditioning – HVAC
 - Time (specify) during normal school days and reasonable activities, special events; any other use must be reimbursed –not necessary
 - Annual negotiation of
 - Fire protection, sprinkler
 - Lawn care

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- Security system
 - Intercom and bell service
- IT
 - Access to building - keys/control cards
 - Security equipment
 - Alarms
 - Current location; May be subject to be moved/changed
 - All systems monitored, controlled, maintained
 - Communication of/plan emergency protocol
- Technology
 - Providing, repairing and maintaining technology infrastructure and network services
 - Equipment
 - Internet service
 - Phone service
 - Student Information System
- Snow and Ice removal
- Suspension of services as needed, repair/maintenance
- Excessive use will be charged
- Maintenance agreement and repair obligation – not necessary
- Signage –no change to name unless historic designation/community renders name change necessary
- Environmental – Hazardous Materials
- Restoration/Repair in event of disaster
- Eminent domain
- Taxes
- Contingency for Lock Out

Next Planning Session Discussions:

- Changes/AS IS Condition/Holding Over/Surrender of Facilities**
 - Revision of requirement to remove temporary walls covering trophy cases pending review of plans
 - Revision of schedule to require 100 lockers
 - Revision of requirement to remove temporary walls blocking stairwells pending location of gates
 - Retain or removal of equipment, resources and technology pending review of inventory
 - Maintenance pending documentation all contracts between EdisonLearning and subcontractors end on or before June 30, 2016.
- Permitted use by EdisonLearning
 - Equipment
 - Furnishings
 - Property improvements
 - Other related improvements of land
- Intellectual Property
- Insurance, Waivers